



# For Sale

sears



Price: \$680,000  
Building Size: 2,804 SF  
Site Size: 1.03 Acres  
Property Format: Auto Center  
Zoning: C-3  
Parking Spaces: 33  
Year Built: 1999

Building Dimensions: 25' Wide 75' Deep  
Building Configuration: Freestanding  
Ownership: Sears Holding Corporation  
Adjacent Developments:

North: Vein & Associates of Texas (medical)  
South: Health Texas Medical Group  
East: Amegy Bank  
West: Allstate Insurance, E.R. Bar

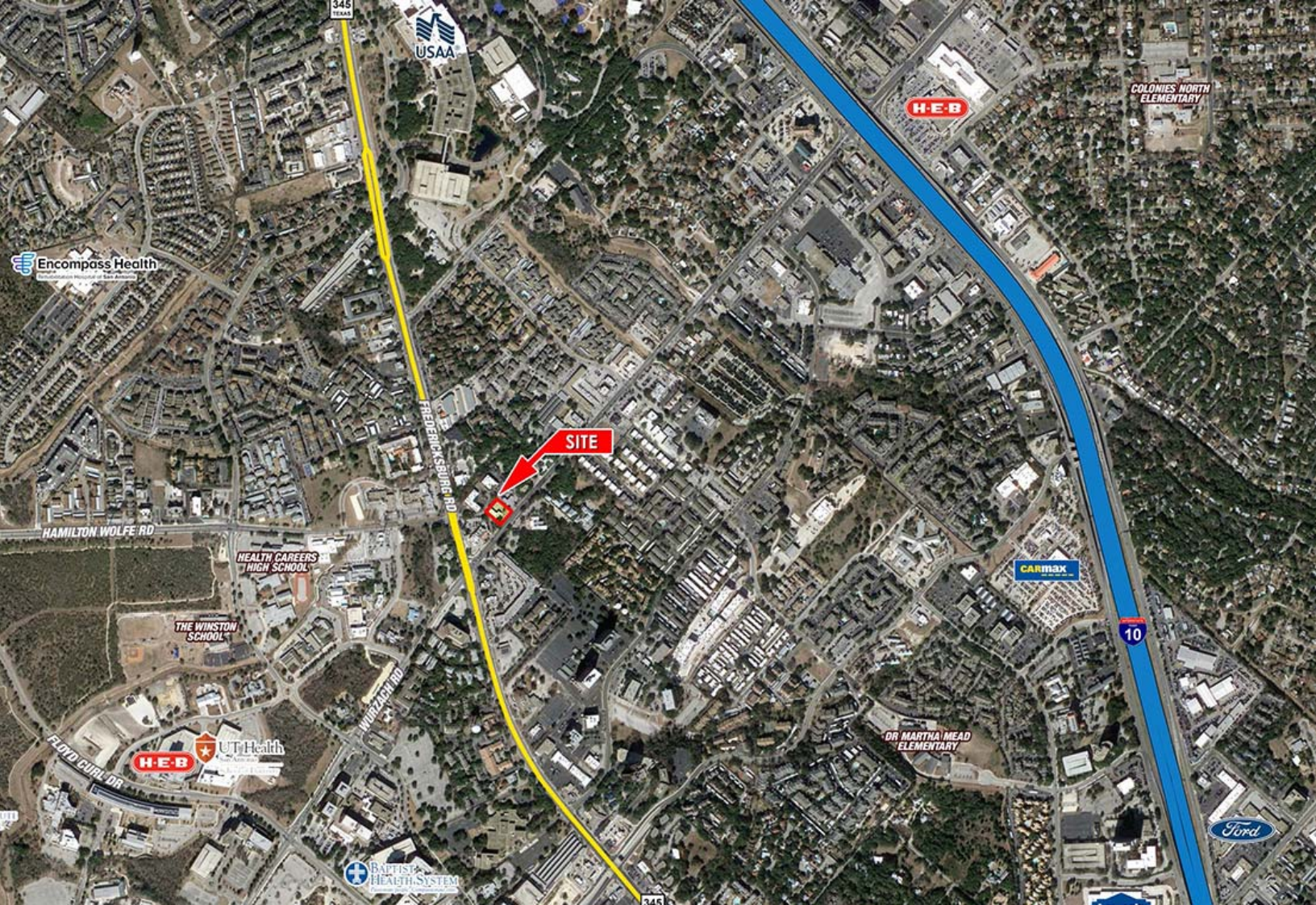
## Property Highlights

- Within minutes of University Hospital & USAA corporate campus
- Masonry construction with 7 bay doors
- San Antonio is Texas' second largest city

**8551 Wurzbach Rd**  
**San Antonio, TX**

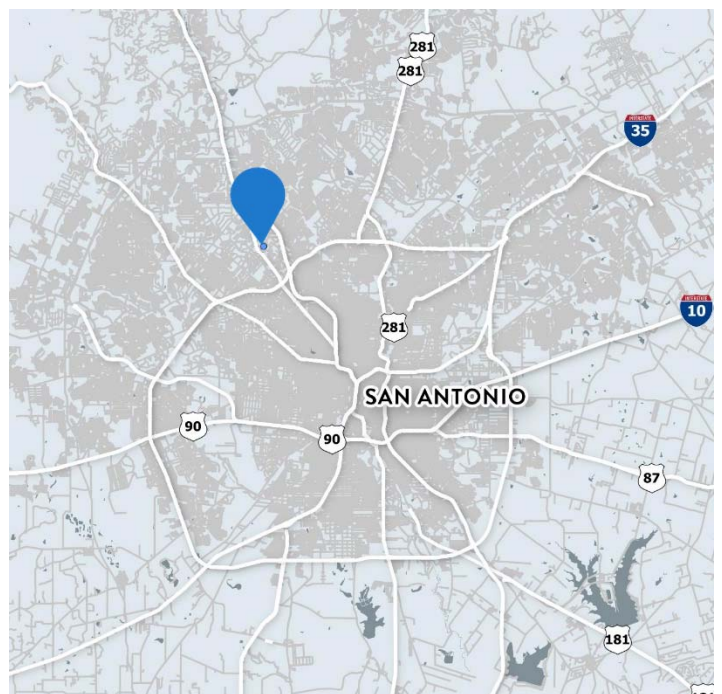
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## Demographic Summary

	1 mile	3 miles	5 miles
TOTAL POPULATION	21,976	137,653	367,490
DAYTIME POPULATION	36,869	104,558	197,804
AVERAGE HH INCOME	\$49,401	\$64,749	\$68,301
MEDIAN AGE	29.3	33.9	34.4



## Traffic Counts

Wurzbach Rd, West of site:	22,813 AADT (TxDOT 2017)
Wurzbach Rd, East of site:	43,300 AADT (TxDOT 2017)

### DISCLAIMER

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